

NOTICE OF SALE

Department of Natural Resources & Conservation Timber Sale

The Young Creek Timber Sale is located within Section 16 of T37N-R28W in the State's Stillwater Unit. Approximately 9,198 tons, consisting of Douglas-fir and Western larch sawlogs, are offered for sale.

Sealed bids will be opened at the Department of Natural Resources & Conservation, 2705 Spurgin Road, Missoula, Montana on **February 3, 2026 at 2:00 p.m.** Bids may be hand delivered or mailed and will be accepted any time prior to the bid opening. DNRC recommends that bidders contact the Trust Land Management Division (406-542-4300) prior to the bid opening to ensure that your bid has been received. **Bids must be accompanied by a deposit of \$7,358.00**, representing 5% of the minimum bid value of the sale in cashier's check, certified check, bank money order or bank draft to be applied to the first sale invoice for the successful bidder. Bid bonds will be accepted and, for the successful bidder, will be closed upon execution of the Timber Sale Contract and Timber Sale Bond.

The sale will be awarded to the highest responsible bidder. Award of the timber sale is conditional upon approval of the timber sale by the State Board of Land Commissioners at their January 20, 2026, meeting. If the successful bidder is unable to execute the contract within **30** calendar days from the date the sale is awarded, the bid deposit will be retained by the Department as liquidated damages. The right is reserved to reject any or all bids.

Prospective bidders can obtain the sale prospectus, sale contract and bid forms from the Department of Natural Resources & Conservation, Trust Land Management Division, in Missoula (406-542-4300).

Visit our website at <http://dnrc.mt.gov/divisions/trust/forest-management/timber-sale-information> for upcoming sales and bid results.

TIMBER SALE PROSPECTUS
STATE OF MONTANA DEPARTMENT OF NATURAL RESOURCES AND CONSERVATION

Timber Sale Name: Young Creek
Timber Sale Location: Section 16, T37N, R28W
For specific sale information, contact: Sophia Ackerman-Mero
Phone 406-881-2673 Stillwater Unit Office
For copies of the Timber Sale Contract and bid forms, contact:
Phone 406-542-4300 Forest Management Bureau DNRC Missoula Office
Phone 406-751-2240 Northwestern Land Office

General Bidding Information

1. Bids must be submitted on Department of Natural Resources & Conservation (State) bid forms.
2. Timber will be sold to the highest responsible bidder; however, the State reserves the right to reject any or all bids.
3. The State recommends that bidders contact the Forest Management Bureau, Trust Land Management Division (406-542-4300) prior to the bid opening to ensure that your bid has been received.
4. A **Bid Deposit** must accompany all bids and must be in the form of cash, cashiers check, certified check, money order, bank draft, surety bond or irrevocable letter of credit.
5. The Purchaser must submit a **Performance Bond** to the State within 30 days of notification of sale award. The bond amount will be, at a minimum, 20% of the total bid value of the sale. The performance bond may be cash, irrevocable letter of credit, surety bond or certificate of deposit. The performance bond must be maintained separately from other payments for the duration of the Timber Sale Contract. See the Timber Sale Contract for additional information.
6. The purchaser must submit an **Advance Stumpage Payment** prior to cutting any timber. The amount of the advance stumpage payment will cover six weeks of harvesting and be based on the expected harvest rate and the bid value of the stumpage. The advance stumpage payment may be cash, irrevocable letter of credit, payment bond or certificate of deposit.
7. At rates specified in the Contract, the purchaser will pay **Forest Improvement Fees** on all sawlog volume. All applicable **Road Use and/or Maintenance fees** will also be paid by the Purchaser in addition to stumpage payments.
8. This sale is being sold based on the gross weight of all species. Minimum price and bid price are on a per ton basis. Unless otherwise specified, the price applies to all species, green and dead. Price may vary by product. Billing will be based on gross weight. A weight ticket from a certified scale is required for each load hauled, regardless of product type.
9. The State has estimated the net scale merchantable sawlog volume to be sold under this Contract. Other products may be part of this sale. All delivered wood will be weighed and billed at per ton bid rates. The State recognizes that a percentage of delivered wood may not meet the log manufacturing and recovery standards of the Timber Sale Contract. The actual percentage will vary based on the log manufacturing and recovery specifications of the purchaser and tree conditions in the sale area. The actual delivered weight may vary, resulting in an overrun or under-run of the estimated tonnage. The State strongly recommends that bidders evaluate these effects before bidding.
10. The State does not conduct detailed road appraisals. All appraised costs are gross estimates or averages, provided only to show the relative amount of work required, and not the true market value. The State strongly recommends that bidders make their own estimates based on Contract requirements. Cost estimates provided are not guaranteed.
11. Bidders are encouraged to examine the complete Timber Sale Package and Sale Area prior to bidding. Additional information is available at the phone numbers shown above.
12. Estimates for sale volume, species percents, defect, product class, etc. provided in this prospectus and volume estimates listed in the Timber Sale Contract are not guaranteed.
13. This prospectus is provided for information purposes only. If the prospectus is in error or contradicts the Timber Sale Contract, the Contract governs.

Additional Sale Information:

1. This sale has an approximate haul distance of 91 miles to Columbia Falls, 8.8 miles unpaved road and short distances of adverse grade.
2. Approximately 8.6 acres will require high hazard reduction piling, in which 90% of all slash generated during harvest operations must be mechanically piled. This will occur along the east boundary of unit Y-1, where the boundary borders private property. The State has appraised these costs at \$1,935.00.
3. Both Units Y-1 and Y-2 will be subject to a wildlife timing restriction for grizzly bears from April 1 to June 16. All harvest related motorized activities more than 100 feet from open roads are prohibited during this spring period.
4. Unit Y-1 will be subject to a wildlife timing restriction for osprey from April 1 to August 31. Motorized forest management activities (including road maintenance, timber hauling, and site preparation) that use existing roads within designated nest buffers are prohibited. A DNRC biologist will check nesting activity annually, and timing restrictions may be relaxed if the nest is inactive or damaged by natural causes.

Timber Sale Information Sheet
Montana Department of Natural Resources and Conservation

Young Creek												
Timber Sale Cruise Data (Scribner 5.6" top DIB, Filter: All All Cut)												
SPECIES	PP	DF	WL	LP	ES	GF	RC	AF	WP	WH	Dead	TOTAL or AVE
Minimum Bid per ton												\$16.00/ton
Pounds per cubic foot		61.7	58.3								40.0	
Estimated tons of sawlogs		8640	558								0	9,198 tons
Estimated tons of non-sawlog material		233	40								0	273 tons
Gross MBF		1345	86								9	1,440 MBF
% Cull and Breakage		15.6	17.0								100.0	16.2%
Net MBF		1135	72								0	1,206 MBF
Average logs per MBF		28.3	40.1								0.0	29.0 logs/MBF
Average DBH		11.0	8.9								8.1	10.8 in.
Average tons to cut per acre												36 tons/acre
Average MBF to cut per acre												4.8 MBF/acre
Total Average TPA Cut												103
Calculated Sampling Error: Total cruised volume will fall between	1,042 and 1,370 Net MBF in 9 out of 10 cruises											13.6%
Tons Per Thousand Board Feet												
Conversion Factor - Estimated tons hauled per thousand Scribner board feet	9,198 estimated tons / 1,206 Net MBF											7.62 tons/MBF

Contract Information		
Contract Termination Date:	January 15, 2029	
Operating Period:	Unit Y-1: Non-active osprey nest June 16 - March 31; Active osprey nest September 1 - March 31 and Unit Y-2: June 16 - March 31.	

Timber Sale Information Sheet
Montana Department of Natural Resources and Conservation

Logging Information	
% of volume logged by clearcut or seed tree cut	00%
% of volume logged with tractors	100%
% of volume logged by skyline	00%
% of volume logged by other system (specify)	00%
Yarding distance tractor (average)	1000 ft.
Yarding distance skyline (average)	0 ft.
Yarding distance other system (specify)	0 ft.
Estimated haul distance (paved)	82.0 miles
Estimated haul distance (unpaved)	8.8 miles

Purchaser fees and estimated costs	
Forest Improvement fee per MBF	\$26.60/MBF
Forest Improvement fee per ton	\$3.49/ton
Forest Improvement fee estimated total	\$32,101.02
Forest Improvement fee quarterly installment	\$5,350.17
Estimated Purchaser-do FI total \$	\$16,789
Estimated Purchaser-do FI per ton	\$1.83/ton
Estimated Purchaser-do slash disposal work total	\$0.00
Estimated Purchaser-do slash disposal work per ton	\$0.00/ton

Road development and maintenance fees and estimates	
Estimated road development cost total	\$17,911
Estimated road development cost per ton	\$1.95/ton
Estimated road development cost per MBF	\$14.85/MBF
Estimated Purchaser-do road maintenance cost total	\$6,160
Estimated Purchaser-do road maintenance cost per ton	\$0.67/ton
Private road maintenance charges per ton	\$0.00/ton
USFS road maintenance charges per ton	\$0.00/ton
Miles of road construction	0.0 miles
Miles of road reconstruction	0.0 miles
Miles of road with site improvements	2.0 miles
Miles of road reclamation or abandonment	0.0 miles
Miles of road maintenance and blading	6.8 miles

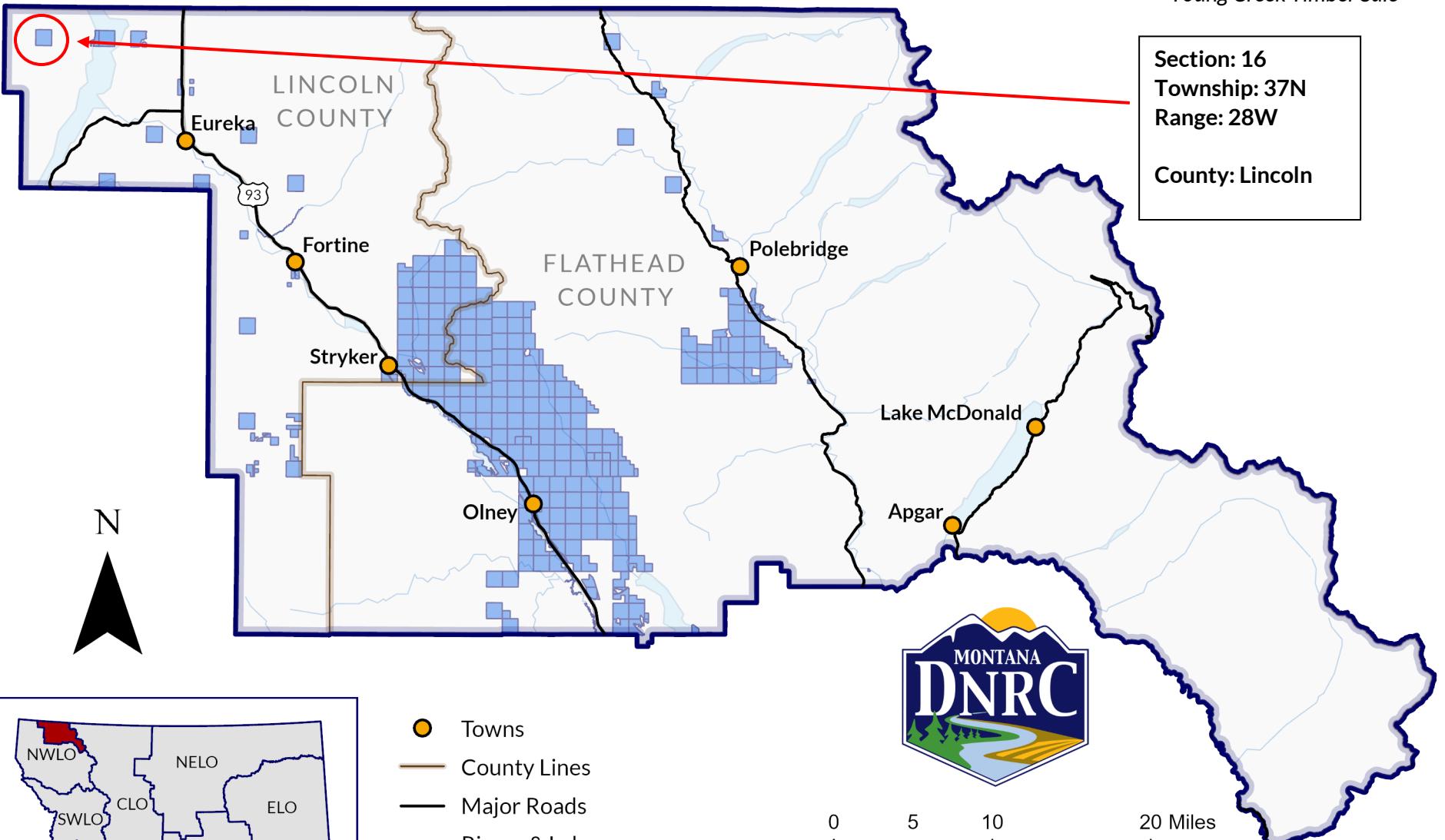
Unit harvest volume				
Unit #	Acres	Est Tons	Est MBF	Harvest Deadline
1	133	4483	588	October 15, 2028
2	121	4715	618	October 15, 2028
	254 Ac.	9,198 tons	1,206 MBF	

State Trust Land Vicinity Map

Stillwater Unit

Young Creek Timber Sale

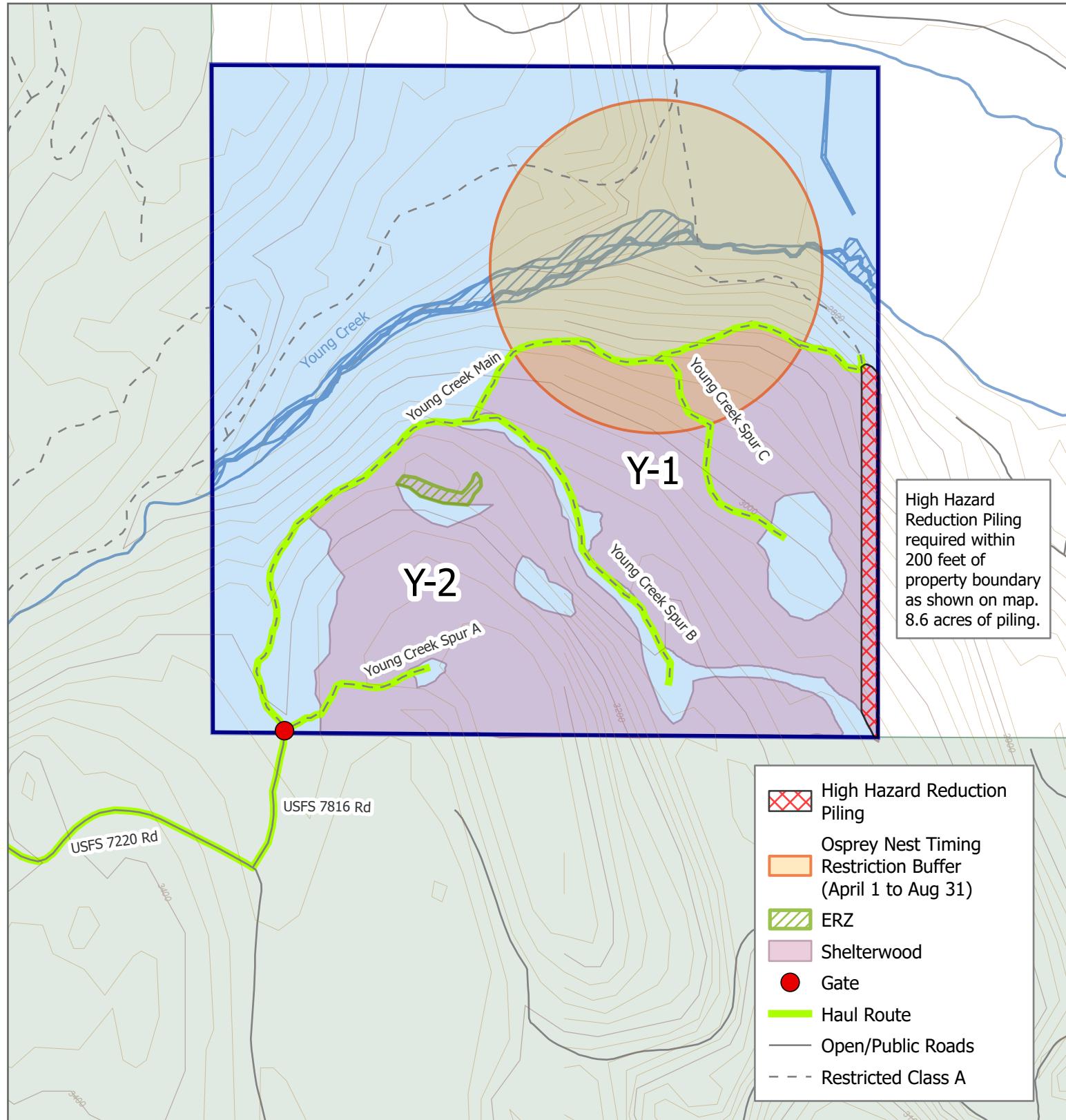
Section: 16
Township: 37N
Range: 28W
County: Lincoln



Young Creek Timber Sale Map (Units Y-1 & Y-2)

Section 16 T37N R28W

Attachment A: Page 3 of 3



Sept 5, 2025
S. Ackerman

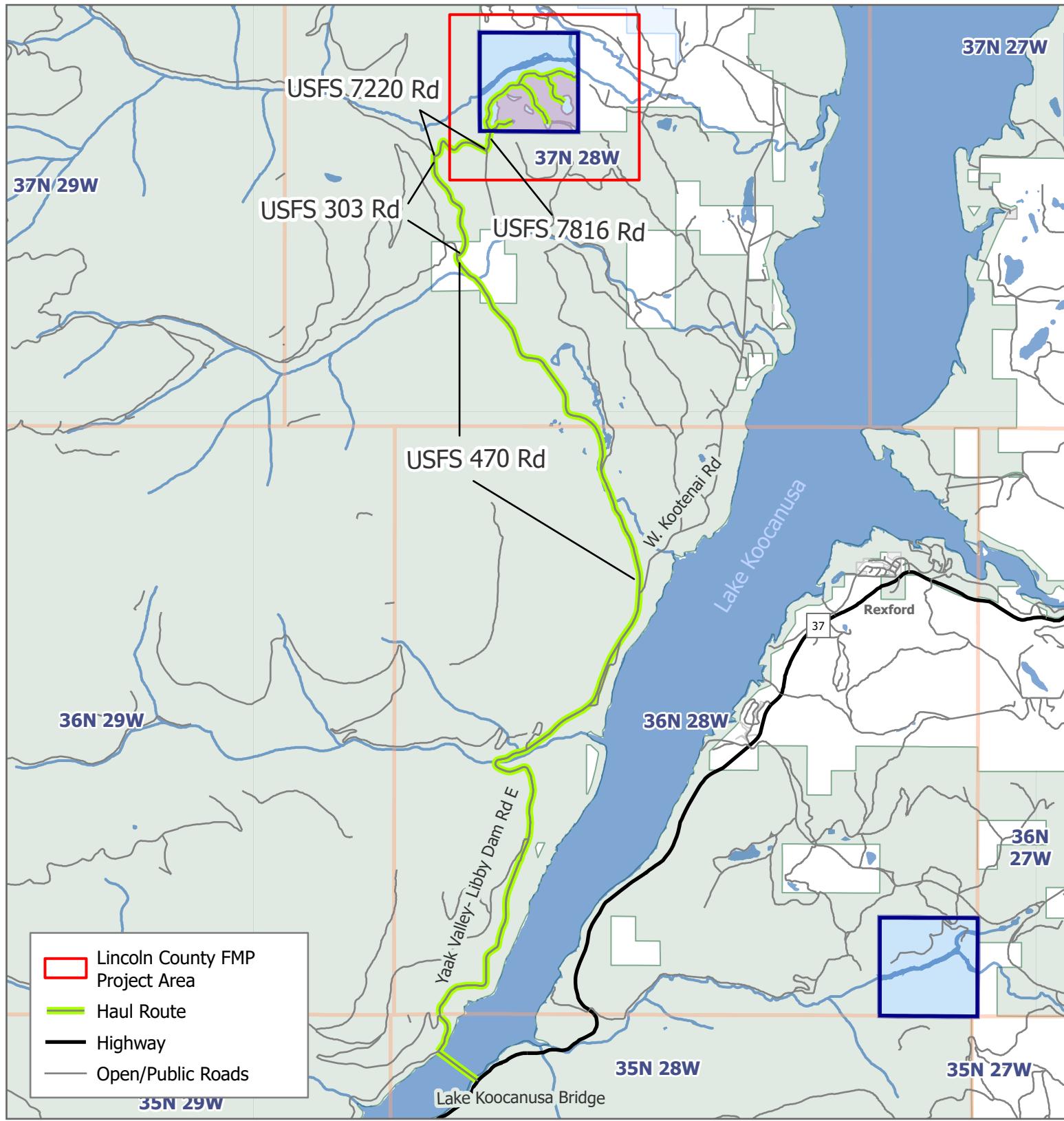
0 0.25 0.5 1 Miles



Young Creek Timber Sale Transportation Map

Section 16 T37N R28W

Attachment A: Page 2 of 3



Sept 5, 2025
S. Ackerman

0 1.25 2.5 5 Miles

